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ORDINANCE Z-00-40	Committee	Committee	□Consent □V Vote □RC Vote
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AS AMENDED	Actions Fav, Adv, Held (see rev. side)	Actions Fav, Adv, Held (see rev. side)	
CONSENT REFER	Members	Members	MAYOR'S ACTION
ADVERTISE & REFER			APPROVED
7 5 00			AUG 1 6 2000
2RB + Zonima			WITHOUT SIGNATURE
	Refer To	Refer To	BY OPERATION OF LAW



00-// -0873

City Council Atlanta, Georgia

AN ORDINANCE BY: ZONING COMMITTEE Z-00-40 5-12-00

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended and the maps established in connection therewith be changed so that the following property located at 177-229 Elvan Avenue, N.E., be changed from the R-4A (Single-Family Residential) District to the PD-H (Planned Development-Housing) District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot 212 of the 15th District, **DeKalb** County, Georgia, being more particularly described by the attached legal description.

SECTION 2. That this amendment is approved under the provisions of Chapter 19 entitled, "PD Planned Development District," and Chapters 19A through 19D (as applicable) of the Zoning Ordinance of the City of Atlanta, and the Director, Bureau of Buildings, shall issue a building permit for the development of the above described property only in compliance with the applicable provisions of these Chapters and with the attached conditions.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

A true copy.

Municipal Clerk CMC

ADOPTED as amended by the Council
RETURNED WITHOUT SIGNATURE OF THE MAYOR
APPROVED as per City Charter Section 2-403

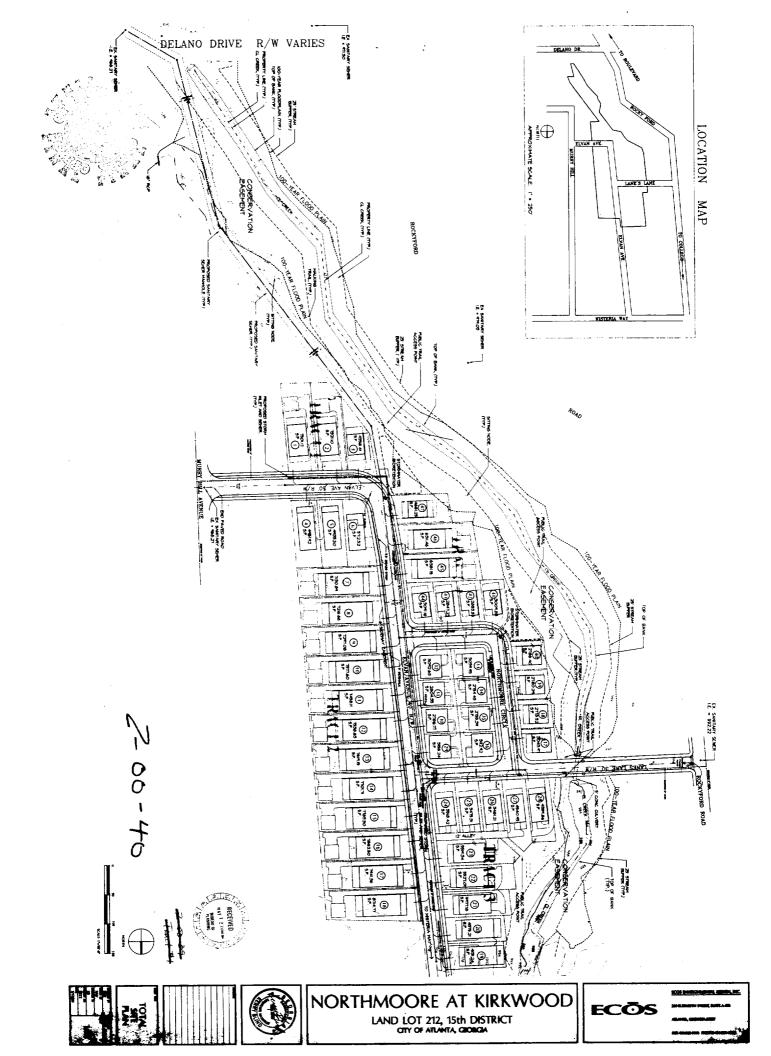
AUG 07, 2000

AUG 16, 2000

CONDITIONS FOR Z-00-40

- 1. Site plan entitled "Northmoore at Kirkwood" prepared by Ecos Environmental Design, Inc., dated May 10, 2000 and marked received by the Bureau of Planning May 12, 2000.
- 2. A landscape plan shall be submitted and approved by the City Arborist prior to the issuance of any development permits for this project.
- 3. Driveways may be combined subject to administrative approval.

OMC- Amendment Incorporated by tcp 8/16/00



TRACT 2

All that tract or parcel of land lying and being in Land Lot 212 of the 15TH District, City of Atlanta, Dekalb County, cieorgia, and being more particularly described as follows:

COMMENCING at the intersection of the westerly right-of-way line of Rockyford Road (50 foot right-of-way) with the southerty right-of-way line of Lanes Lane (30 foot right-of-way); thence, N 88°04'41"E, along said southerly right-of-way line of Lanes Lane a distance of 425'60 feet to a point; thence N 09°22'17"W, a distance of 30.26 feet to a point on the northerly right-of-way-line of Lanes Lane; thence along the arc of a curve to the left a distance of 28.74 feet (said arc having a radius of 17.50 feet and being subtended by a chord bearing of N 41°02'06"W a chord distance of 25.62 feet) to a point on the westerly right-of-way line of Elvan Avenue (40 foot right-of-way); the ice, N 06°00'29"W, along said westerly right-of-way line a distance of 221.16 feet to a point; thence S 88°56'35"E, a d stance of 40.31 feet to a point on the casterly right-of-way line of Elvan Avenue, said point being the TRUE POINT OF BECINNING; thence,

S 88°56'35"E, a distance of 160.91 feet to a point; thence

S 04°26'42"E, a distance of 716.40 feet to a point on the northerly right-of-way line of Elvar. Avenue (50 foot right-of-way); thence,

S 88°36'15"W, along said northerly right-of-way line a distance of 109.15 feet to a point, thence

Along the arc of a curve to the right a distance of 37.52 feet (said arc having a radius of 26.32 feet and being subtended by a chord bearing of N 50°33'37"W a chord distance of 34.42 feet) to a point on the above mentioned easterly right-of-way line of Elvan Avenue (40 foot right-of-way); thence,

N 09°43'30"W, along said easterly right-of-way line a distance of 83.00 feet to a point; thence

N 06°16'58"W, along said easterly right-of-way line a distance of 379.98 feet to a point; thence

N 06°00'29"W, along said easterly right-of-way line a distance of 239.82 feet to the TRUE POINT OF BEGINNING. Containing 2.46 acres.

Atlanta City Council

Regular Session

00-O-0873 Z-00-40; 177-229 Elvan Ave., NE to R-4A to PD-H Adopt as Amend

YEAS: 11
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 3
EXCUSED: 1
ABSENT 1

Y	McCarty	$\mathbf E$	Dorsey	NV	Moore	Y	Thomas
Y	Starnes	Y	Woolard	Y	Martin	В	Emmons
Y	Bond	Y	Morris	NV	Maddox	Y	Alexander
Y	Winslow	Y	Muller	·Y	Boazman	NV	Pitts